

WATER AND SEWER CATEGORY AMENDMENT

Sewershed Application Council District	Development Proposal/ Tax Map Location	Acreage/ Zoning	Current Category	Requested Category	Executive's Recommendation	Council Approval
<u>Western Branch</u>						
21/W-06 Stewart Property District 4	20 single-family detached units; minimum 2,000 SF; minimum sales price \$450,000. 28, D-3, Parcel 131	11.94 R-R	5	4	4	4
21/W-07 Troutman Property District 9	100 single-family detached units; minimum 2,000 SF; minimum sales price \$400,000. 100, E/F-4 & 109, E/F-1, Parcels 2, 45, 50, 51, 87, 90 & 96	200.05 R-A	5/6	4	Retain 5/6	4
21/W-08 Tucker Property a/k/a 12500 Wallace Lane District 9	One single-family detached unit; 3,105 SF; estimated cost \$615,000. 118, F-4, Parcel 25	2.0 R-R	5	Waiver	Retain 5 Deny Waiver	Deny Waiver Retain 5
<u>Piscataway</u>						
21/P-06 National View District 8	800 multi-family units; minimum 800 SF; minimum rental \$2,000; three retail buildings; combined floor area 60,000 SF; one office building; 225,000 SF floor area. 95, F-3/4, Parcels 26, 32, 33, 35, 36 & 37	9.456 M-X-T	6	4	*Advance to 5	4
<u>Mattawoman</u>						
21/M-03 Manning Road East Parcel 24 District 9	One single-family detached unit; minimum 2,200 SF; estimated cost undetermined.	1.0 R-R	5	3	3	Withdrawn

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<u>Countywide Redesignations</u>						
District 4	Springfield Road Area		5	3	3	3
District 8	Bock Road Residences		5	3	3	3
District 8	Chapel Hill Subdivision		4	3	3	3
District 9	Dyson Road Properties		S5	S3	S3	S3

**Amendment to
the Text of the
2018 Water and
Sewer Plan**

Amending of text to Chapter 2, Section 2.1.4, Letter D, Third Bullet regarding water and sewer linear footage and contiguity to unserved, developed residential lots and parcels	Approve	Approve
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* *In compliance to Plan Prince George's 2035*

- Category 3 – Community System
- Category 4 – Community System Adequate for Development Planning
- Category 5 – Future Community System
- Category 6 – Individual System

APPLICATIONS		REQUEST	MAP #
<u>Western Branch</u>			
21/W-06	Stewart Property	5 to 4	1
21/W-07	Troutman Property	5/6 to 4	2
21/W-08	Tucker Property a/k/a 12500 Wallace Lane	Waiver	3
<u>Piscataway</u>			
21/P-06	National View	6 to 4	4
<u>Mattawoman</u>			
21/M-03	Manning Road East Parcel 24	5 to 3	5
<u>Countywide</u>			
<u>Redesignations</u>			
District 4	Springfield Road Area	5 to 3	6
District 8	Bock Road Residences	5 to 3	7
District 8	Chapel Hill Subdivision	4 to 3	8
District 9	Dyson Road Properties	S5 to S3	9
<u>Amendment to the</u>	Amending of text to Chapter 2,		10
<u>Text of the 2018</u>	Section 2.1.4, Letter D, Third Bullet		
<u>Water and Sewer</u>			
<u>Plan</u>			

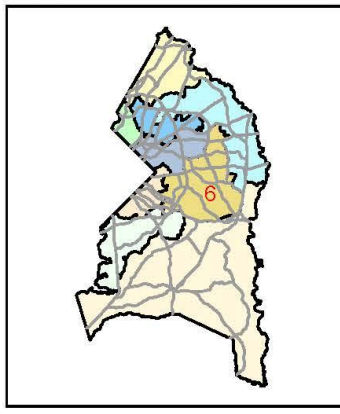
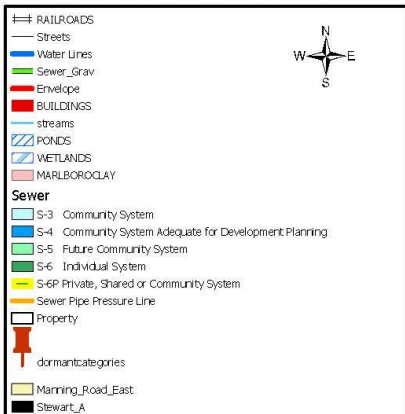
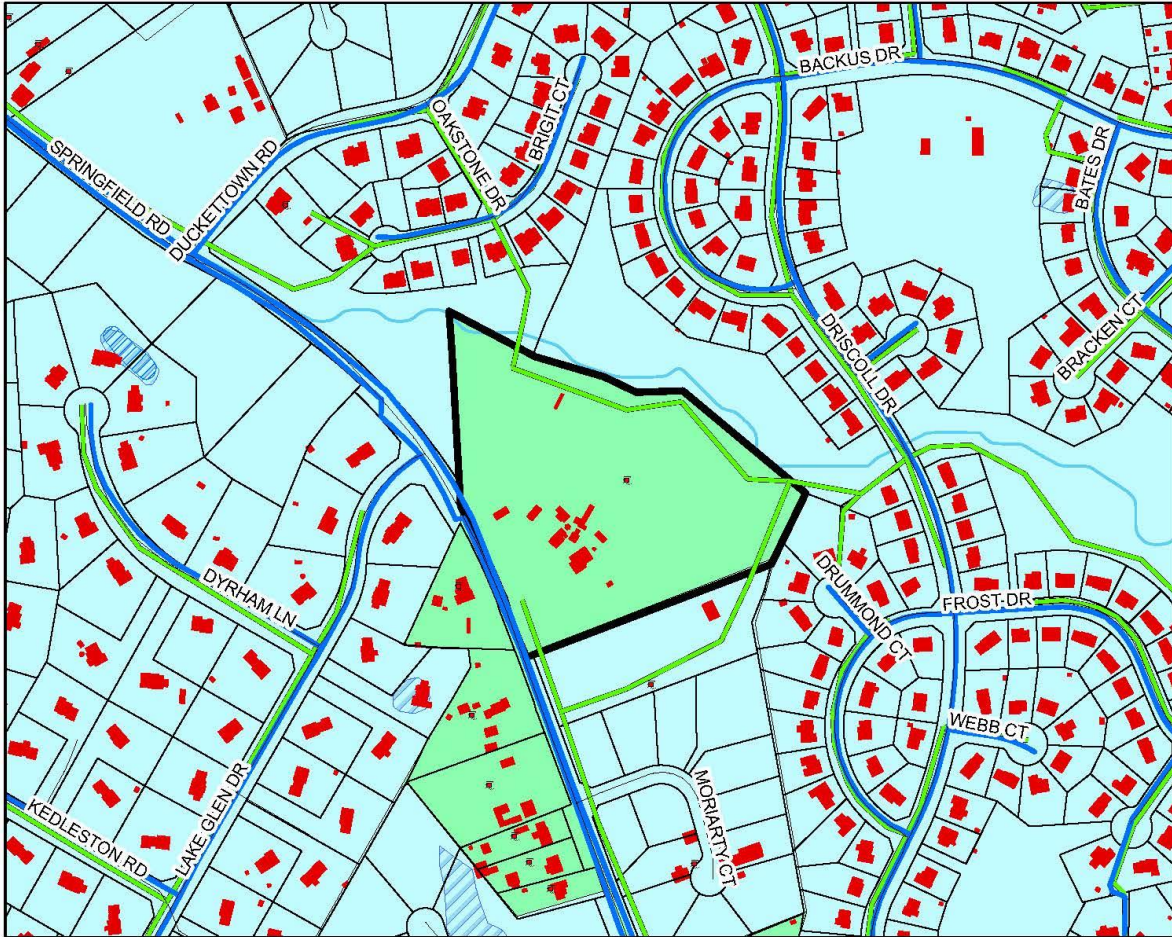


**Stewart Property
WSSC Grid 211NE10**

Category 5 to 4



December LA Cycle 2021
Application 21/W-06



W/Water and Sewer Program/Tony/Administrative Amendments

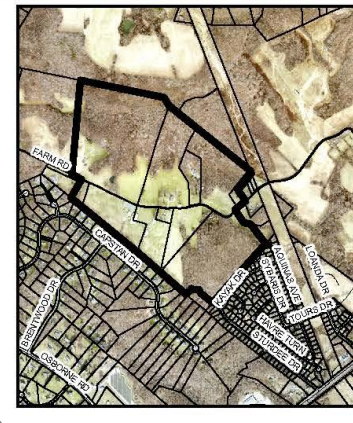
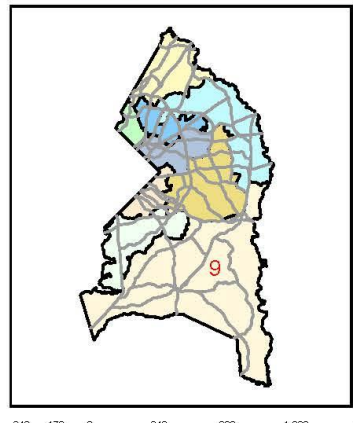
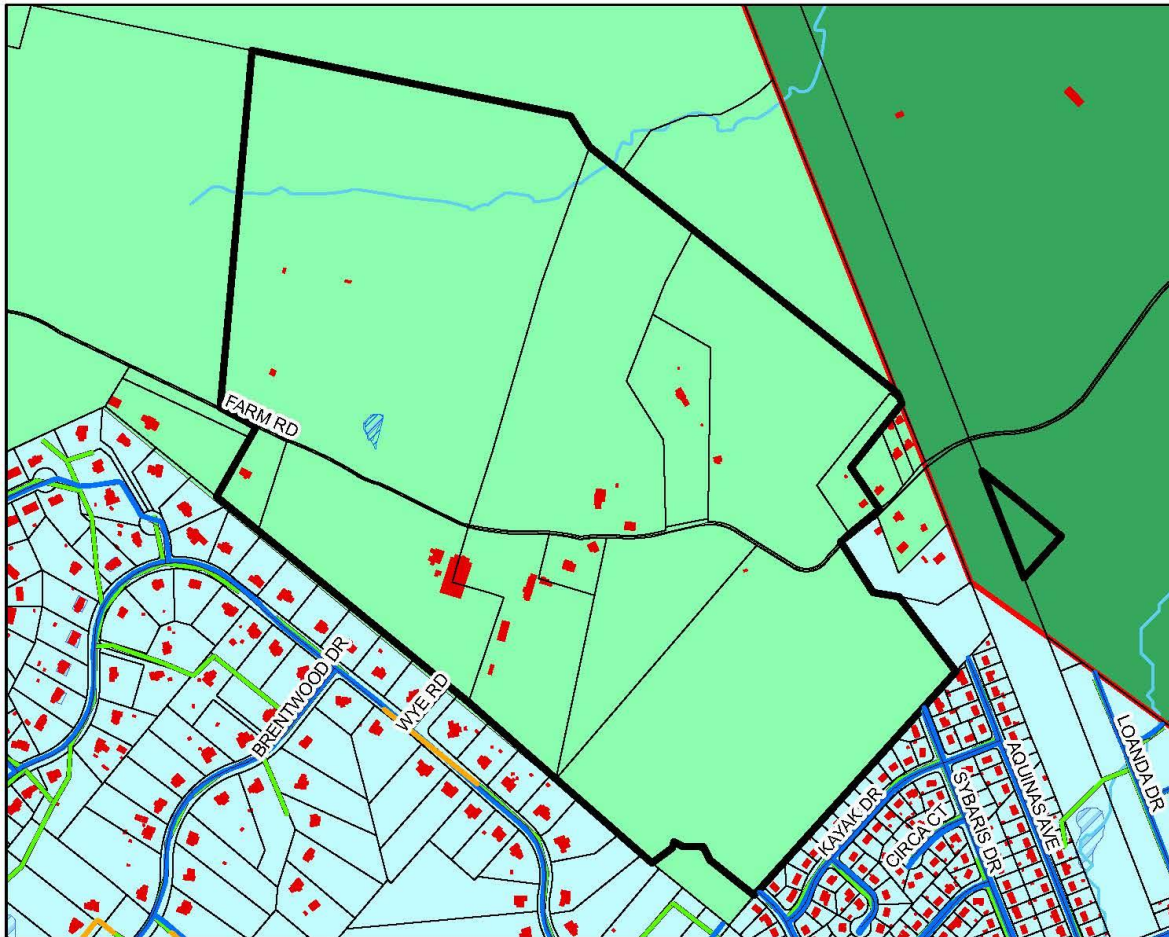


**Troutman Property
WSSC Grids 208/209SE10 & 11**

Category 5/6 to 4



December LA Cycle 2021
Application 21/W-07



W/Water and Sewer Program (only) Administrative Amendments



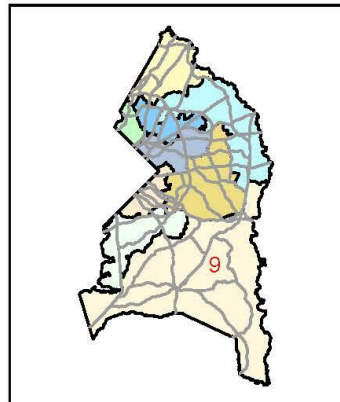
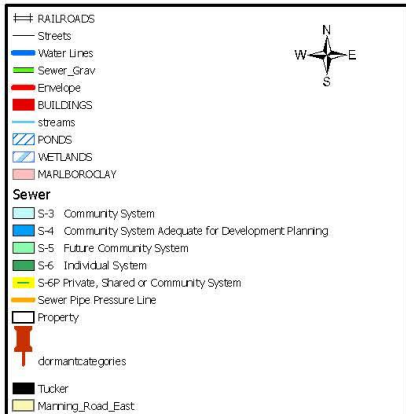
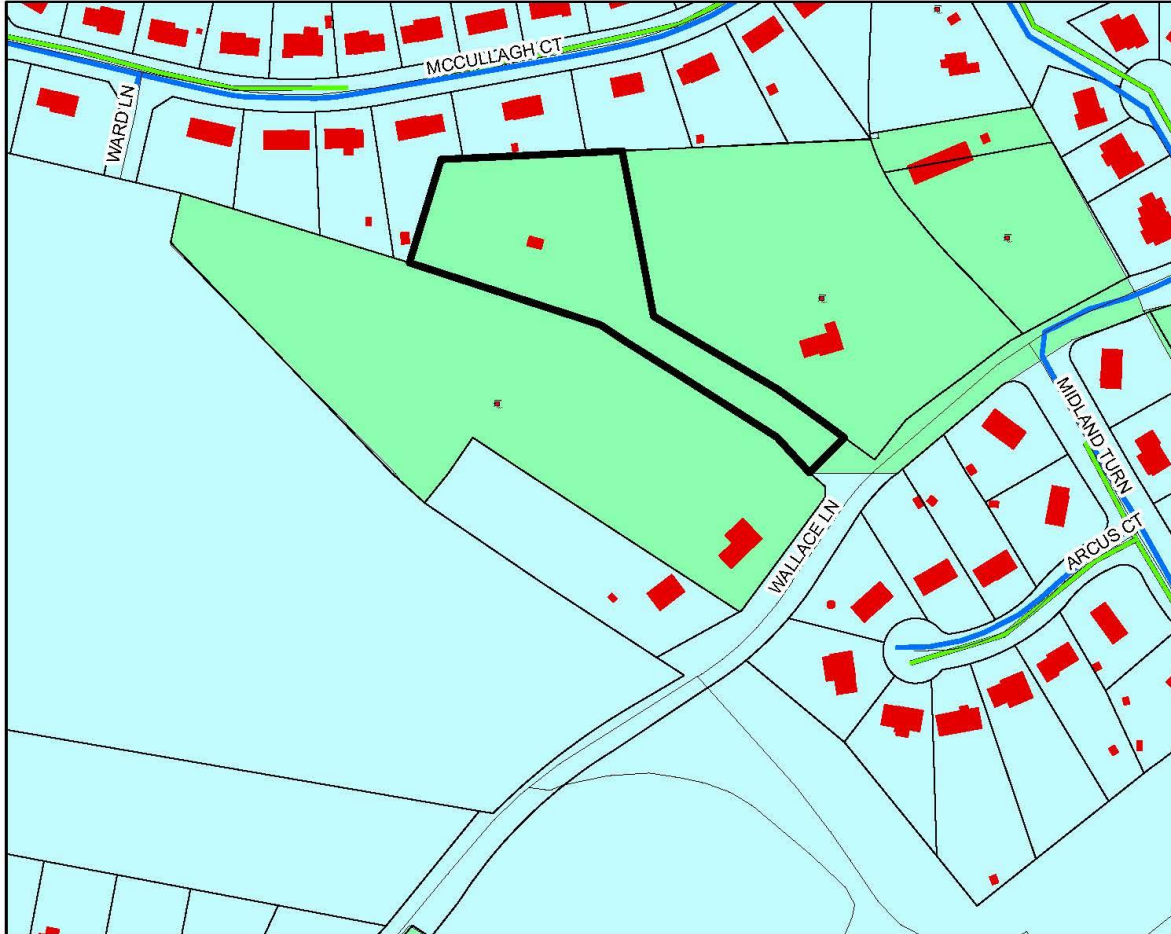
Angela D. Alsobrooks
County Executive

Tucker Property (AKA 12500 Wallace Lane) WSSC Grid 212SE11

Waiver



December LA Cycle 2021
Application 21/W-08



W/Water and Sewer Program/Tony/Administrative Amendments

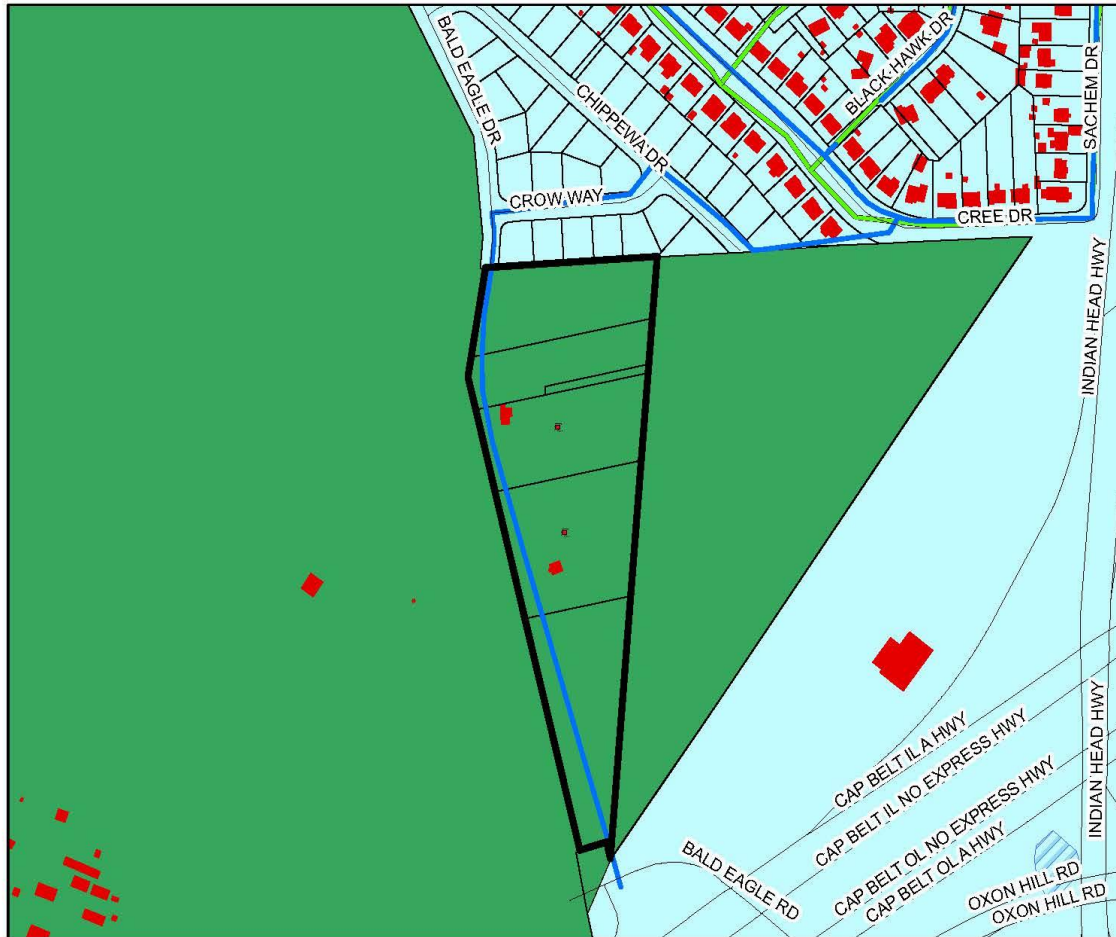


**National View
WSSC Grid 208SE01**

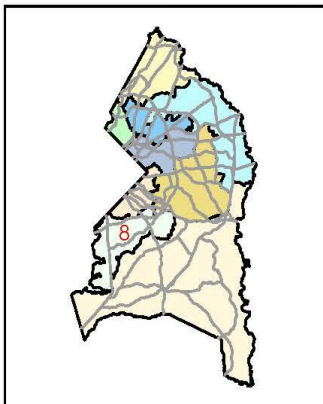
Category 6 to 4



December LA Cycle 2021
Application 21/P-06



	RAILROADS
	Streets
	Water Lines
	Sewer_Grav
	Envelope
	BUILDINGS
	streams
	PONDS
	WETLANDS
	MARLBOROCLAY
Sewer	
	S-3 Community System
	S-4 Community System Adequate for Development Planning
	S-5 Future Community System
	S-6 Individual System
	S-6P Private, Shared or Community System
	Sewer Pipe Pressure Line
	Property
	dormantcategories
	Manning_Road_East
	National_View



W:Water and Sewer Program/Tony/Administrative Amendments



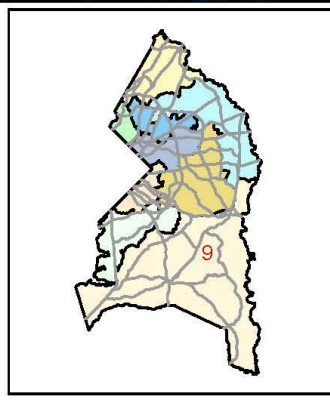
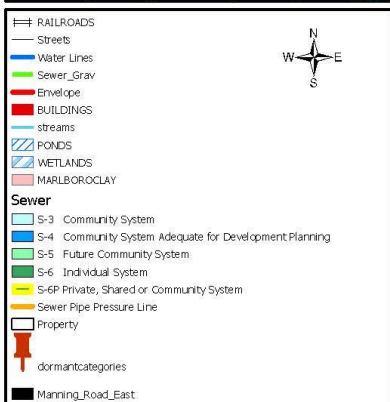
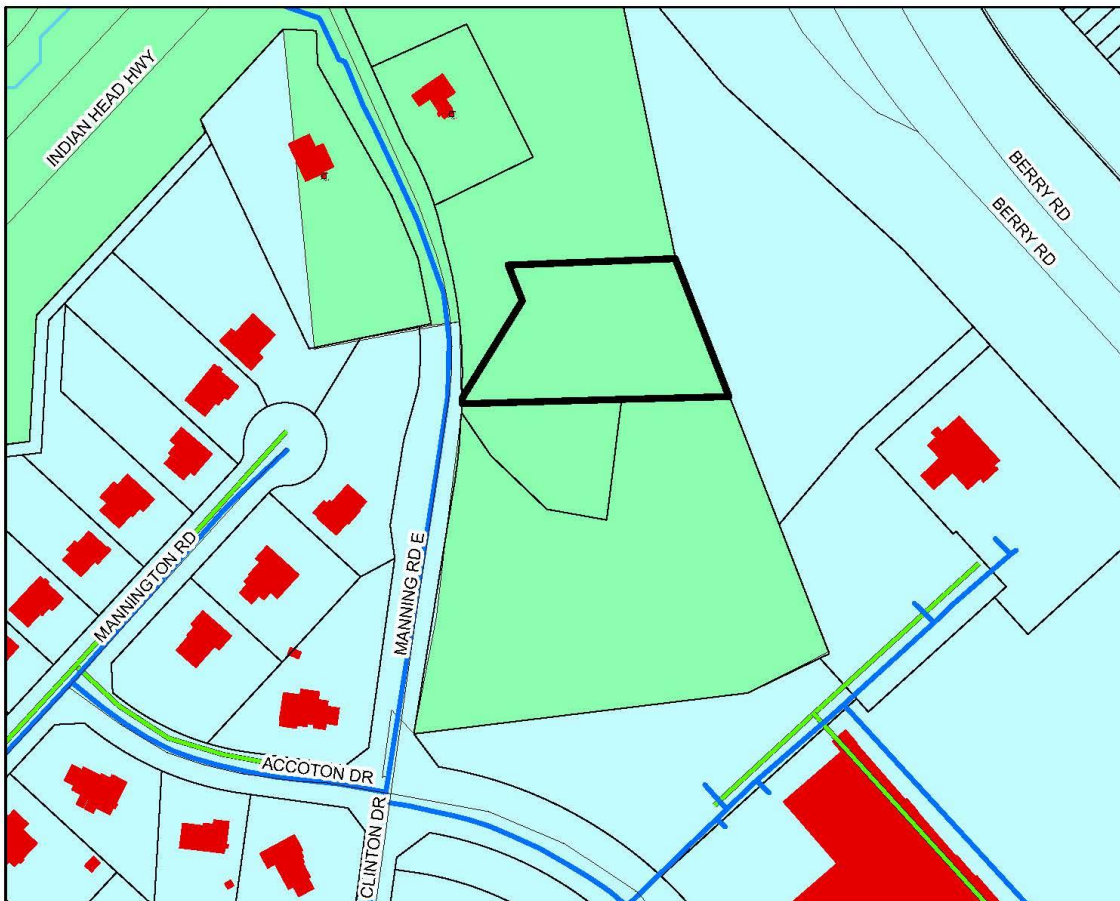
Angela D. Alsobrooks
County Executive

**Manning Road East
Parcel 24
WSSC Grid 221SW01**

Category 5 to 3



December LA Cycle 2021
Application 21/M-03



W/Water and Sewer Program/onyAdministrative Amendments

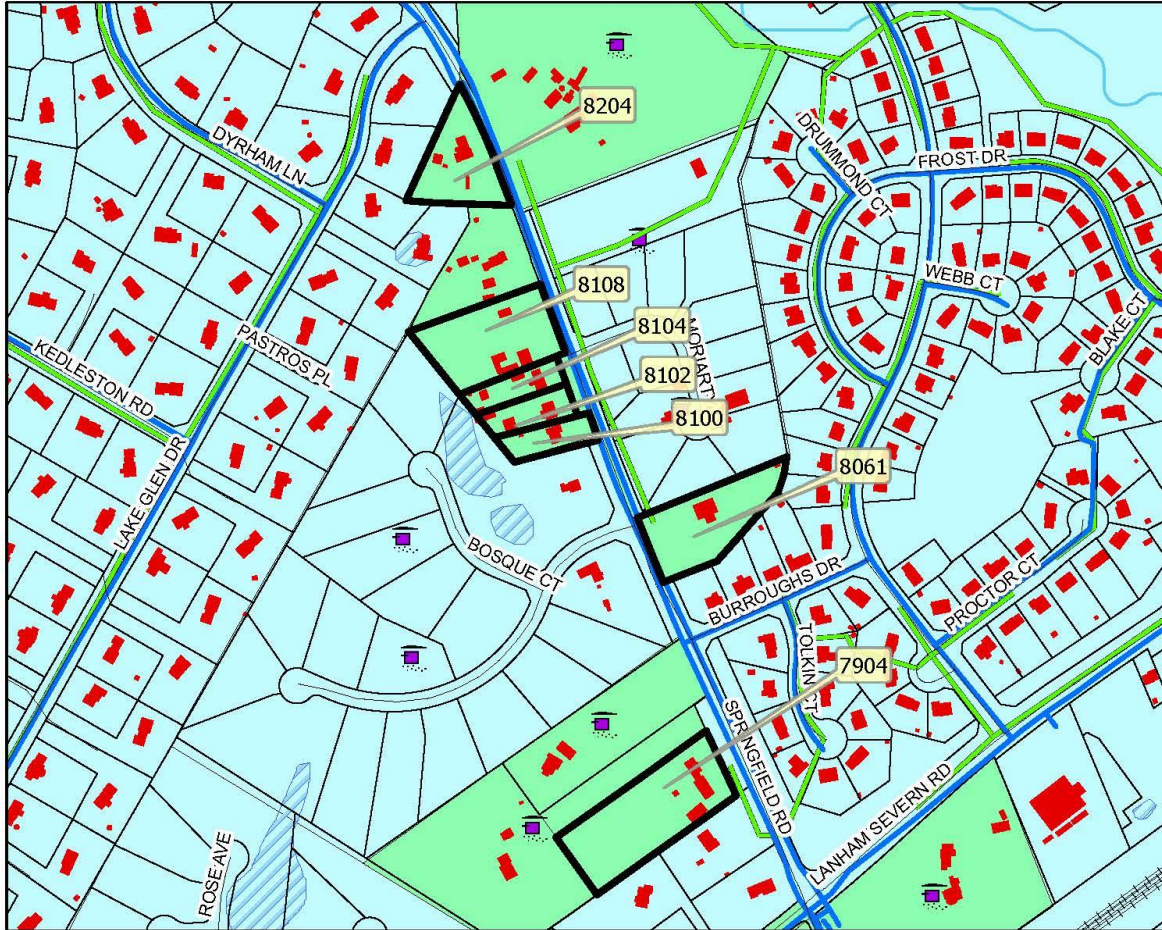


Angela D. Akobrooks
County Executive

District 4 Springfield Road Area WSSC Grid 211NE10

Redesignate
Water/Sewer 5 to 3

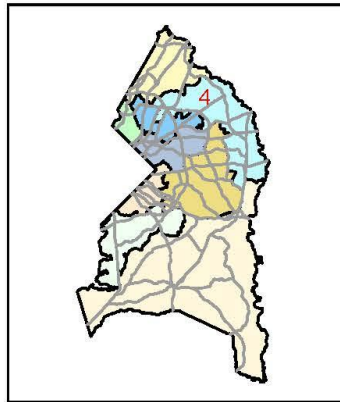
December LA Cycle 2021



	RAILROADS
	Streets
	Water Lines
	Sewer Grav
	Envelope
	BUILDINGS
	streams
	PONDS
	WETLANDS
	MARLBOROCLAY

Sewer

	S-3 Community System
	S-4 Community System Adequate for Development Planning
	S-5 Future Community System
	S-6 Individual System
	S-6P Private, Shared or Community System
	Sewer Pipe Pressure Line
	Property
	dormant:categories
	Property selection
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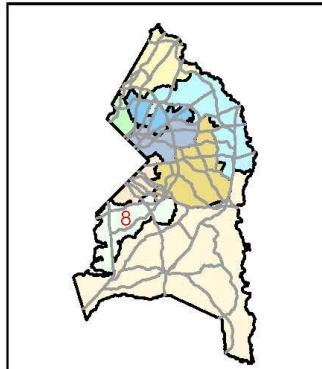
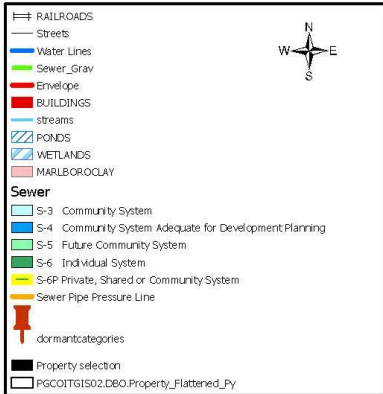
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**District 8
Bock Road Residences
WSSC Grid 209SE02**

**Redesignate
Water/Sewer 5 to 3**

December LA Cycle 2021



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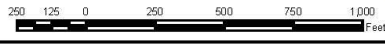
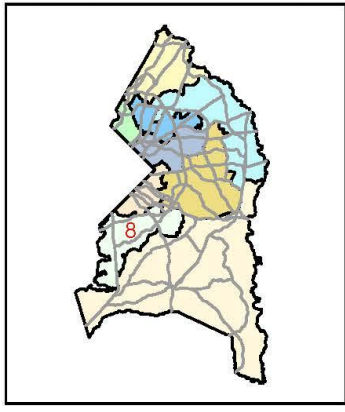
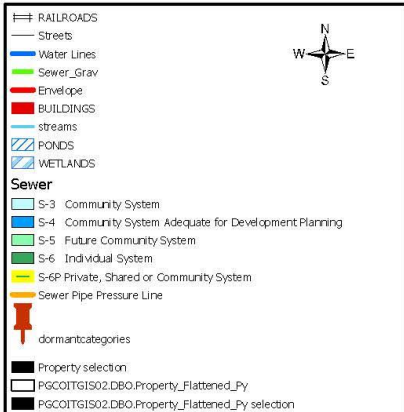
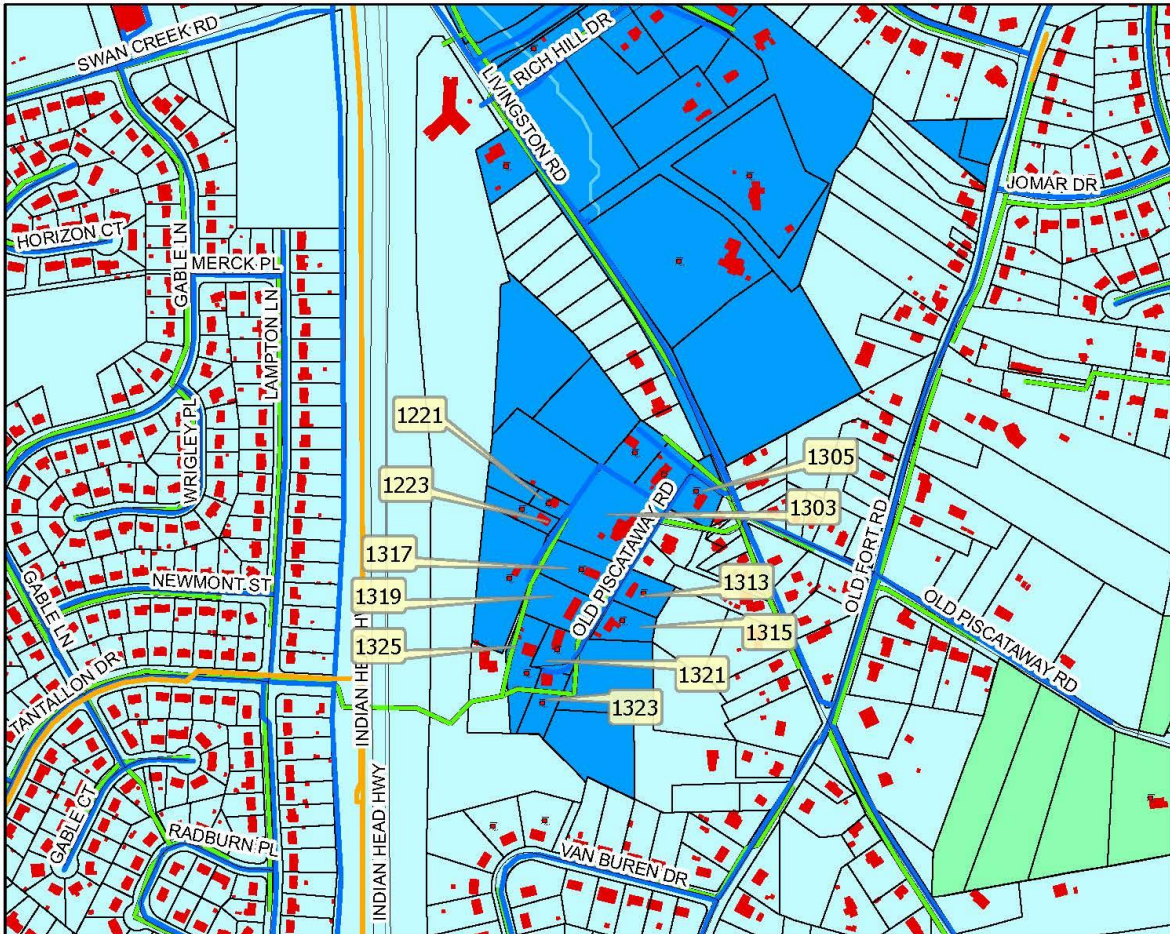


Angela D. Albrooks
Chief Executive

District 8 Chapel Hill Subdivision WSSC Grid 216SE01/02

Redesignate
Water/Sewer 4 to 3

December LA Cycle 2021



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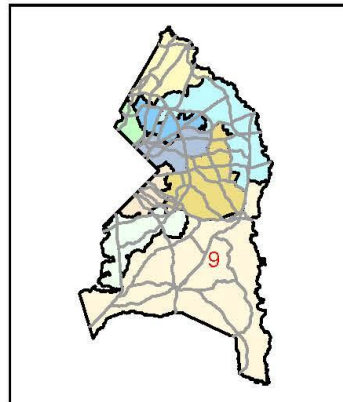
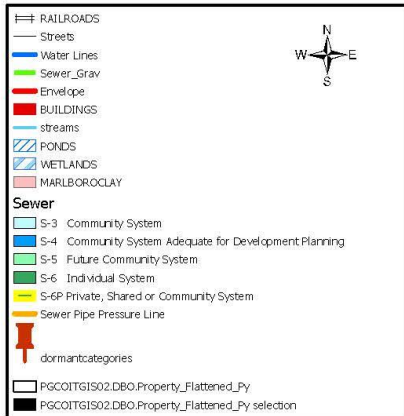
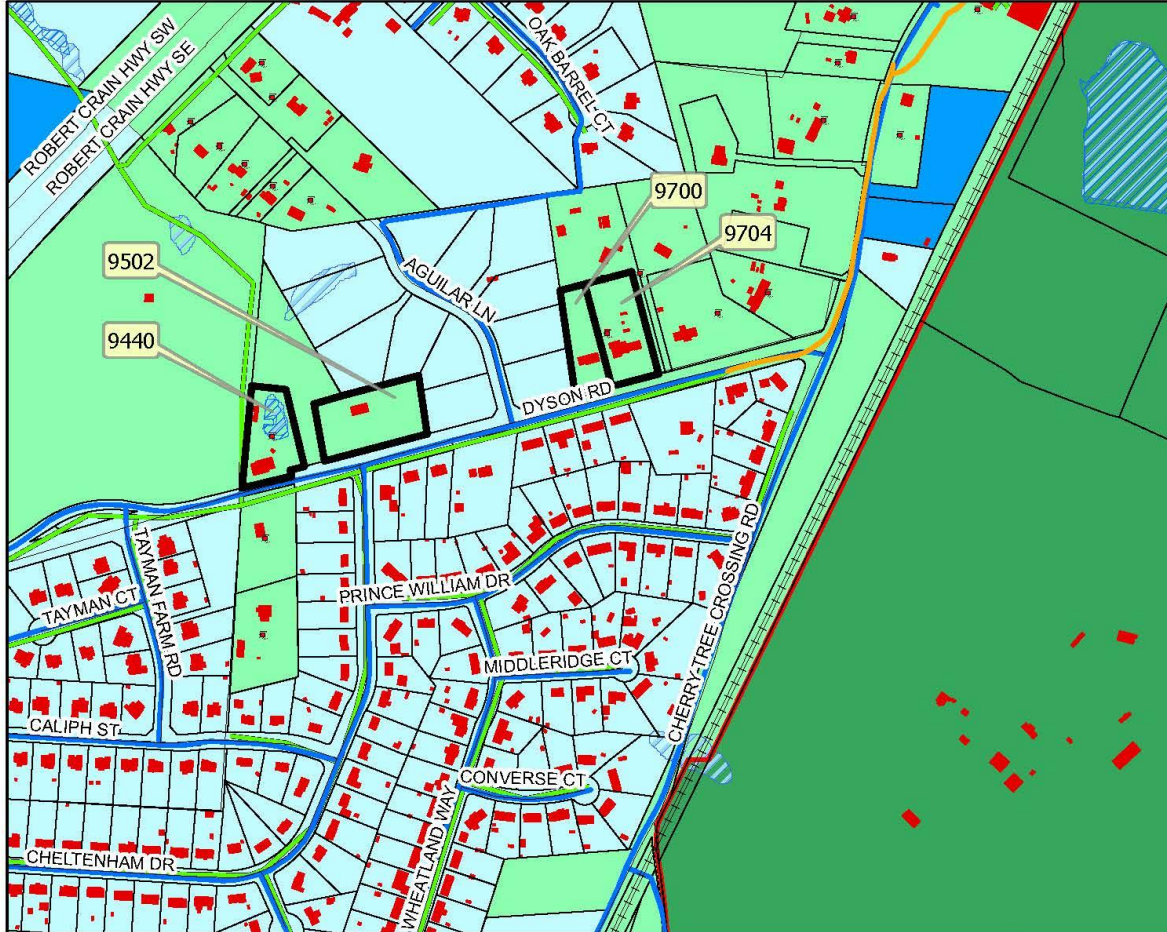


Angela D. Akobrooks
County Executive

District 9 Dyson Road Properties WSSC Grid 216SE08/09

Redesignation
Sewer S5 to S3

December LA Cycle 2021



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Amendment to the Text of the 2018 Water and Sewer Plan

Chapter 2, Section 2.1.4, Letter D, Third Bullet

- Proposed development in the Growth Policy Areas shall meet existing contiguity policies, and demonstrate:
 - (1) Contiguity to existing built developments;
 - (2) Contiguity of a location within 1,500 feet of existing public water and sewer systems, unless in an area where interim well or septic systems usage is prevalent among five or more adjacent residential lots or parcels that require public extensions;
 - (3) Roadways are capable of supporting demands from the proposed development;
and,
 - (4) Require developer(s) to bear the full responsibility of the costs of on- and off-site public facilities.